

091.0

0001

0006.0

Map

Block

Lot

1 of 1

Residential

CARD ARLINGTON

APPRAISED:

Total Card / Total Parcel

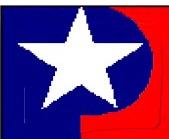
579,900 / 579,900

USE VALUE:

579,900 / 579,900

ASSESSED:

579,900 / 579,900


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
15		GOVERNOR RD, ARLINGTON

**OWNERSHIP**

Unit #:

Owner 1: BADROSSAMAY MOHAMMAD	
Owner 2: SEDDIGHIN SAFOURA	
Owner 3:	

Street 1: 26841 BARKSTONE LN	
Street 2:	

Twn/City: LAGUNA HILLS	
St/Prov: CA	Cntry
Own Occ: N	

Postal: 92653	Type:
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PREVIOUS OWNER	
Owner 1: CURRAN THOMAS KEVIN -	
Owner 2: CURRAN HABER BRIANA -	

Street 1: 15 GOVERNOR RD	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry

Postal: 02474	
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**NARRATIVE DESCRIPTION**

This parcel contains .08 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1952, having primarily Vinyl Exterior and 1344 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 4 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		3465		Sq. Ft.	Site		0	70.	1.51	5									366,765						366,800	

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	3465.000	213,100		366,800	579,900		58261
							GIS Ref
							GIS Ref
							Insp Date
							11/01/18

Total Card / Total Parcel

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<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>													
Type:	5 - Cape			Full Bath:	2	Rating:	Average																		
Sty Ht:	1T - 1 & 3/4 Sty			A Bath:		Rating:																			
(Liv) Units:	1	Total: 1		3/4 Bath:		Rating:																			
Foundation:	1 - Concrete			A 3QBth:		Rating:																			
Frame:	1 - Wood			1/2 Bath:		Rating:																			
Prime Wall:	4 - Vinyl			A HBth:		Rating:																			
Sec Wall:		%		OthrFix:		Rating:																			
Roof Struct:	1 - Gable			<b>OTHER FEATURES</b>																					
Roof Cover:	1 - Asphalt Shgl			Kits:	1	Rating:	Average																		
Color:	GREEN			A Kits:		Rating:																			
View / Desir:				Frl:		Rating:																			
<b>GENERAL INFORMATION</b>				WSFlue:		Rating:																			
Grade:	C - Average			<b>CONDOS INFORMATION</b>																					
Year Blt:	1952	Eff Yr Blt:		Location:																					
Alt LUC:		Alt %:		Total Units:																					
Jurisdct:		Fact: .		Floor:																					
Const Mod:				% Own:																					
Lump Sum Adj:				Name:																					
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>													
Avg Ht/FL:	STD			Phys Cond:	AV - Average	31.	%	Exterior:		No Unit	RMS	BRS	FL												
Prim Int Wal	1 - Drywall			Functional:			%	Interior:		1	6	4													
Sec Int Wall:		%		Economic:			%	Additions:																	
Partition:	T - Typical			Special:			%	Kitchen:																	
Prim Floors:	3 - Hardwood			Override:			%	Baths:																	
Sec Floors:		%		Total:		31	%	Plumbing:																	
Bsmnt Flr:	12 - Concrete			<b>CALC SUMMARY</b>				Electric:																	
Subfloor:				Basic \$ / SQ:	110.00	<b>COMPARABLE SALES</b>				Heating:															
Bsmnt Gar:				Size Adj.:	1.35000002	Rate	Parcel ID	Typ	Date	Sale Price	General:														
Electric:	3 - Typical			Const Adj.:	0.99989998																				
Insulation:	2 - Typical			Adj \$ / SQ:	148.485																				
Int vs Ext:	S			Other Features:	75000																				
Heat Fuel:	1 - Oil			Grade Factor:	1.00																				
Heat Type:	1 - Forced H/Air			NBHD Inf:	1.00000000																				
# Heat Sys:	1			NBHD Mod:																					
% Heated:	100	% AC:		LUC Factor:	1.00																				
Solar HW:	NO	Central Vac:		Adj Total:	308775																				
% Com Wal		% Sprinkled		Depreciation:	95720																				
				Depreciated Total:	213055																				
<b>MOBILE HOME</b>				Make:		Model:		Serial #:		Year:		Color:													
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 091.0-0001-0006.0												<b>IMAGE</b>									
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value								
More: N					Total Yard Items:				Total Special Features:						Total:										
<b>AssessPro Patriot Properties, Inc</b>																									
<p>24 TQS FFL BMT (768)</p> <p>32 32</p> <p>24</p> <p>5</p>																									